

judge shall not have attended, the clerk shall make a final adjournment of the court.

J. McM. SHAFTER.

Speaker of the Assembly.

E. B. DEAN, JR.

President pro tem. of the Senate.

Approved April 19, 1852.

LEONARD J. FARWELL.

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An Act for the quieting of Tax Titles.

Chap 503

The people of the State of Wisconsin represented in Senate and Assembly, do enact as follows :

SECTION 1. When any deed of land hereafter executed by any officers authorized by the laws of this state to execute deeds of lands sold for the non payment of taxes shall contain a recital that the lands therein specified as conveyed have been sold, and said deed executed on account of the non-payment of any tax, such deeds shall be conclusive in all courts, that the proceedings have been regular, from the valuation of the land up to the execution of the deed, and of the existence of all conditions precedent, in any way affecting the validity of said [deed] except as follows, to wit :

Of what tax deed to be evidence.

SEC. 2. Said deeds shall be *prima facie* evidence only first, of the liability of said lands to taxation ; second, of the nonpayment of the tax for which the same were sold ; third, of the non-redemption of said land after sale of said lands, and before the recording of the tax deeds.

Of what prima facie evidence.

SEC. 3. In case of lands sold for the non-payment of taxes previous to the passage of this act, and the deed thereof executed subsequent to said passage, it shall be in the power of the original patentee or his assignee to redeem said land within one year after recording of said tax deed, by paying or tendering to the denizee under the said deed, or his assignee, all taxes, costs, and fees disbursed on account of said land by the holder of said tax title up to the time of said redemption, with twenty-five per cent. interest per annum thereon, and the holder of said tax title shall, after such redemption or tender thereof, release such tax title in the same manner and subject to the same liabilities in case of refusal to do so, as is now provided in case of satisfaction of mortgages.

How land redeemed

SEC. 4. If the land is not redeemed in the class of cases mentioned in the preceding section in one year after the

Effect of deed in case land not redeemed. recording of the deeds, said deed shall have all the effect given under section one and two of this act.

SEC. 5. All deeds hereafter executed upon sale for taxes, shall be substantially in the following form :

Whereas, _____ has deposited in my office—
 Form of tax deed — a certificate of the collector of taxes, or county treasurer, (or as the case may be,) of the county of _____ whereby it appears that the said _____ or (in case of assignment,) C D, of whom the said _____ is assignee, did purchase of said (officers) the (here describe the land,) at a tax sale held by said _____ at _____ in said county on the _____ day of _____, A. D. 18____, for the sum of _____ being the amount then due the said county _____ for taxes and charges on said land, and whereas, it appears from an examination of the records of my office that said land is now unredeemed from such sale; now, therefore, know all men by these presents, that in consideration of the said sum of _____ and of the premises, the said county does hereby grant and convey unto the said _____ the above described premises, with all the hereditaments and appurtenances thereunto belonging, to him and his heirs and assigns, to their sole use and benefit forever.

In witness whereof I have hereunto set my hand and seal at _____ this _____ day of _____, A. D. 18____.

A B, (official designation,) L. S.

Treasurer to sell certificates. SEC. 6. It shall be the duty of the county treasurer to sell any certificates he may hold for lands strack off to his county, under the provisions of the revised statutes, to any person wishing to purchase the same, and to assign the same by endorsing his name officially on the back thereof:
 Proviso. *Provided*, Said treasurer shall not sell any certificate for a less sum than the face and its legal interest, unless so ordered by the board of supervisors of his county, and that said applicant shall purchase all the certificates in the hands of said treasurer against said land.

Certificates transferable. SEC. 7. All certificates of the sale of lands by the county treasurer, shall be transferable by endorsement.

SEC. 8. All acts and parts of acts contravening the provisions of this act are hereby repealed.

J. McM. SHAFER,

Speaker of the Assembly.

E. B. DEAN, JR.,

President pro tem. of the Senate.

Approved, April 19, 1852.

LEONARD J. FARWELL.

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